

**AN ORDINANCE  
BY ZONING COMMITTEE**

**03-O-0787  
MRPA-03-01**

AN ORDINANCE TO GRANT A CERTIFICATE UNDER THE PROVISIONS OF THE METROPOLITAN RIVER PROTECTION ACT FOR THE CONSTRUCTION OF A SINGLE-FAMILY HOME, LOCATED AT **2031 GARRAUX ROAD, N.W.**, 2.002 ACRES IN LAND LOT 235, 17<sup>TH</sup> DISTRICT, FULTON COUNTY, GEORGIA.

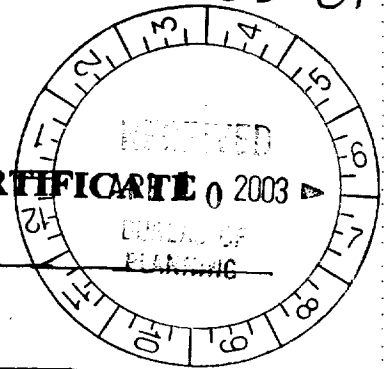
OWNER: JIM AND KRISTIN HOWARD  
APPLICANT: JIM AND KRISTIN HOWARD  
NPU-A COUNCIL DISTRICT 8

**NOW, THEREFORE BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA** as follows:

**Section 1:** That a certificate under the provisions of the Metropolitan River Protection Act for land disturbance of 38,896 sq. ft. and impervious surface of 23,381 sq. ft. to enable the construction of a single-family house at **2031 Garraux Road, N.W.**, on property of 2.002 acres in Land Lot 235, 17th District, Fulton County, Georgia is hereby granted conditional upon the site plan entitled, "The Howard Residence" by Richard Anderson, Landscape Architect, Inc., dated June 25, 2002, and stamped received by the City of Atlanta Bureau of Planning April 10, 2003.

**Section 2:** That all ordinances or parts of ordinances in conflict with the terms of this ordinance are hereby repealed

MRPA-03-01



# APPLICATION FOR METROPOLITAN RIVER PROTECTION ACT CERTIFICATE

1. Name of Local Government: \_\_\_\_\_
2. Owner(s) of Record of Property to be Reviewed:  
 Name(s): JIM AND KRISTEN HOWARD  
 Mailing Address: 471 COLLIER RD. N.W.  
 City: ATLANTA State: GEORGIA Zip: 30318  
 Contact Phone Numbers (w/Area Code):  
 Daytime Phone: 404 352 4574 Fax: 404 352 4574  
 Other Numbers: 404 731 8840 cell
3. Applicant(s) or Applicant's Agent(s):  
 Name(s): Same as above  
 Mailing Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
 Contact Phone Numbers (w/Area Code):  
 Daytime Phone: \_\_\_\_\_ Fax: \_\_\_\_\_  
 Other Numbers: \_\_\_\_\_
4. Proposed Land or Water Use:  
 Name of Development: \_\_\_\_\_  
 Description of Proposed Use: RESIDENCE SER BUILDING
5. Property Description (Attach Legal Description and Vicinity Map):  
 Land Lot(s), District, Section, County: LAND LOT 235, 12th DISTRICT, CITY OF ATLANTA, FULTON COUNTY  
 Subdivision, Lot, Block, Street and Address, Distance to Nearest Intersection: LOT 4, BLOCK 'B' 2031 GARRAUX RD. ATLANTA, GA.  
 Size of Development (Use as Applicable):  
 Acres: Inside Corridor: \_\_\_\_\_  
           Outside Corridor: \_\_\_\_\_  
           Total: 2.002 ACRES  
 Lots: Inside Corridor: N/A  
        Outside Corridor: \_\_\_\_\_  
        Total: \_\_\_\_\_  
 Units: Inside Corridor: N/A  
        Outside Corridor: \_\_\_\_\_  
        Total: \_\_\_\_\_  
 Other Size Descriptor (i.e., Length and Width of Easement):  
        Inside Corridor: \_\_\_\_\_  
        Outside Corridor: \_\_\_\_\_  
        Total: \_\_\_\_\_

22, 141 57 77 5.202  
destroyed Area

6. Related Chattahoochee Corridor Development:

A. Does the total development include additional land in the Chattahoochee Corridor that is not part of this application? NO

If "yes", describe the additional land and any development plans: \_\_\_\_\_

B. Has any part of the property in this application, or any right-of-way or easement bordering this land, previously received a certificate or any other Chattahoochee Corridor review approval? NO

If "yes", please identify the use(s), the review identification number(s), and the date(s) of the review(s): \_\_\_\_\_

7. How Will Sewage from this Development be Treated?

A. Septic tank SEE ENCLOSED PERMIT + INSPECTION REPORT

Note: For proposals with septic tanks, the application must include the appropriate local government health department approval for the selected site.

B. Public sewer system \_\_\_\_\_

8. Summary of Vulnerability Analysis of Proposed Land or Water Use:

Vulnerability Category	Total Acreage (or Sq. Footage)	Total Acreage (or Sq. Footage) Land Disturbance	Total Acreage (or Sq. Footage) Imperv. Surface	Percent Land Disturb. (Maximums Shown In Parentheses)	Percent Imperv. Surf. (Maximums Shown In Parentheses)
A	N/A			(90)	(75)
B	N/A			(80)	(60)
C	N/A			(70)	(45)
D	(68,657.61)	(33,945.08)	(16,158.1)	(50) 34,328	(30) 20,597
E	(18,561.39)	(4,345.99)	(361.5)	(30) 5,568	(15) 2,784
F	N/A			(10)	(2)
Total		Surplus 2215.95	Surplus 80726	N/A	N/A

9. Is any of this Land within the 100-Year Floodplain of the Chattahoochee River? No  
If "yes", indicate the 100-year floodplain elevation: \_\_\_\_\_

**NOTE:** For this review, river floodplain is determined from the U.S. Army Corps of Engineers' "Floodplain Information - Chattahoochee River, Buford Dam to Whitesburg, Georgia", November, 1973 and its Supplement of March, 1982.

**NOTE:** All river 100-year floodplain is assigned to the "E" Category; its allowable allocations can be combined with those of other "E" land in the review. Also, 100-year floodplain cannot be reanalyzed and cannot accept transfers.

10. Is any of this land within the 500-year floodplain of the Chattahoochee River? No  
If "yes", indicate the 500-year flood plain elevation: \_\_\_\_\_

**NOTE:** Plan Standards include a 35-foot height limit above the pre-construction grade within the 500-year floodplain (includes the 100-year floodplain). Adherence to this standard must be noted on the submitted plans (see Part 2.B.(4) of the Chattahoochee Corridor Plan).

11. The following is a checklist of information required to be attached as part of the application. Individual items may be combined.

**FOR ALL APPLICATIONS:**

- \_\_\_\_ Description of land in the application and any additional land in the project (attach legal description or surveyed boundaries).
- ☒ Name, address, and phone number(s) of owner(s) of record of the land in the application. (Space provided on this form)
- ☒ Written consent of all owners to this application. (Space provided on this form)
- \_\_\_\_ Name, address, and phone number(s) of applicant or applicant's agent. (Space provided on this form)
- ☒ Description of proposed use(s). (Space provided on this form)
- ☒ Existing vegetation plan.
- ☒ Proposed grading plan.
- ☒ Certified as-builts of all existing land disturbance and impervious surfaces.
- ☒ Approved erosion control plan.
- ☒ Detailed table of land-disturbing activities. (Both on this form and on the plans)

\_\_\_ Flat-level plan showing (as applicable): lot boundaries; any other sub-areas; all easements and rights-of-way; 100- and 500-year river floodplains; vulnerability category boundaries; topography; any other information that will clarify the review.

\_\_\_ Documentation on adjustments, if any. \$250.00 made payable to A.R.C.

\_\_\_ Cashier's check or money order (for application fee). \$250.00 made payable to A.R.C.

**FOR SINGLE-STEP APPLICATIONS (NON-SUBDIVISION):**

\_\_\_ ☒ Site plan.

\_\_\_ ☒ Land-disturbance plan.

**FOR TWO-STEP SINGLE-FAMILY SUBDIVISION APPLICATIONS ONLY:**

\_\_\_ Concept plan.

\_\_\_ Lot-by-lot and non-lot allocation tables.

12. I (we), the undersigned, authorize and request review of this application for a certificate under the provisions of the Metropolitan River Protection Act: (use additional sheets as necessary)

\_\_\_\_\_  
\_\_\_\_\_  
Michael Klant Howard 4/10/03  
Signature(s) of Owner(s) of Record Date

13. I (we), the undersigned, authorize and request review of this application for a certificate under the provisions of the Metropolitan River Protection Act:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
Signature(s) of Applicant(s) or Agent(s) Date

14. The governing authority of THE CITY OF ATLANTA requests review by the Atlanta Regional Commission of the above-described use under the Provisions of the Metropolitan River Protection Act.

Melora Furman 4/10/03  
for Signature of Chief Elected Official or Official's Designee Date

